

Hidden Lake Association
Regular Monthly Meeting
Approved Minutes
July 2020

OPENING:

President Jay Cassella called the regular monthly board meeting of the Hidden Lake Association to order at 6:53 p.m. on Monday, July 27th, 2020 via a ZOOM meeting.

BOARD MEMBERS PRESENT:

President, Jay Cassella
Vice President, Dale Fiore
Treasurer, Bob Kiehm
Recording Secretary, Lori-Ann Hoberman
Financial Secretary, Sheri Berger
Board Member, Victoria Nicholson
Board Member, Heather Edelson

BOARD MEMBERS ABSENT:

Past President, Lloyd Pearson
Board Member, Cindy Porriello

ASSOCIATION MEMBERS PRESENT:

James Nicholson
Jean Cassella
David Chalifoux
Anthony Grandazzo
Nick Porriello
Eleanor Porriello
Sandy Kiehm
Alan Stokke
Mr. & Mrs. John Baulski
Mari-Beth Russo
Jill Carey
B.J. Chotiner
Celeste Benoit
Ted Endriss

APPROVAL OF THE MINUTES:

President, Jay Cassella asked if everyone read the February 2020 minutes. Treasurer, Bob Kiehm abstained as he was not yet on the board. The minutes were reviewed and

approved and will be posted on the HLA website. A motion to approve the minutes was made by Vice President, Dale Fiore and seconded by Financial Secretary, Sheri Berger. President, Jay Cassella explains that he read through "Roberts Rules" to be clear regarding the minutes for both the "Budget Meeting" and the "Election Meeting". It states that if there are not any objections and the minutes for both meetings have been read; finding no need for any corrections, nor any omissions, these minutes may be recorded as stands. There are no objections, corrections or omissions. Let it be written, Let it be said.

The "Budget Meeting" & the "Election Meeting" minutes will be recorded on the HLA Website.

TREASURER REPORT:

Treasurer, Bob Kiehm reports **INCOME** of \$15,799.99 as of 7/27/2020 (tax collection)
Expenditures for the month of July 2020 as of 7/27 are \$2853.50
\$210 under **Legal** for legal opinions on the governor's executive order for district meetings and proxies for meetings.(1/2 hr. total time)
\$1950 under **Weed/Debris Removal** for follow up Lake Treatment
\$93.50 under **Legal** for Quality Data Service sending out our tax bills
\$600 under **Admin.Supplies & Expenses** for officer's stipends

ACTION TO BE TAKEN:

1. Approve expenditure of stipend payment to Alan Stokke for 44 days as Treasurer (from Annual meeting in May until the election) \$96.44.
2. Approve reimbursement to Bob Kiehm for Quicken Deluxe Download \$44.99.
Treasurer, Bob Kiehm would like a motion to pay Past Treasurer, Alan Stokke a sum of \$96.44 for monies due him for time served into the year 2020.
Treasurer, Bob Kiehm would also like a motion & reimburse himself for the download of Quicken Deluxe.

President, Jay Cassella states that there is no need for a motion for either of these two items.

If there are not any objections please make said reimbursements.

There are no objections.

Victoria Nicholson motions to accept the Treasurers report and Heather Edelson seconds.

TAX COLLECTOR REPORT:

Financial Secretary, Sheri Berger reports: **HIDDEN LAKE ASSOCIATION**

TAX COLLECTOR'S REPORT

JULY 2020

2020 Current Tax

\$50,716.42

Total Current Tax Collected	\$24,553.66
Back Taxes/Interest/Fees Collected	\$0.00
Pending ACH Transactions	\$1,508.89
Total Collected	\$26,062.55

SEPTIC REPORT:

Anthony Grandazzo reports that (26) notices have gone out for pending septic pumping.

ROAD COMMITTEE:

We are in need of a chairman & a committee for roads.

LAKE REPORT:

Board Member, Victoria Nicholson reports that the water was tested and all tests have come back beautiful ! There have been (2) separate treatments. The 1st one worked very well and the 2nd one may have been just a little over done. Perhaps taking a bit too many weeds away. While the water looks a bit brackish after the 2nd treatment that does happen when treating with chemicals. The appearance of the Lake is so much nicer.

BY-LAW COMMITTEE:

Bob Kiehm reports that there have been (10) submissions to the committee to review as possibilities for by-law changes. None of these submissions have been thoroughly looked at as of yet. No changes in By-Laws can be made until the Annual Meeting where the entire Association may place votes regarding any said change thereby proposed.

AUDIT COMMITTEE:

Vice President, Dale Fiore states that all reports are in order and ready to be presented at the Annual Meeting.

WEB REPORT:

Alan Stokke will continue as the committee chair for the Web Page. Alan reports that the web page is up to date. Tax notices are posted.

BEAUTIFICATION COMMITTEE:

Sandy Kiehm reports that the Beautification Committee Fund started this year with a balance of \$1616.00. \$123.00 was spent on flowers by the mailbox huts bringing the

balance to \$1493.00

Sandy would love to hear suggestions from people on how they would like to see different areas beautified around the lake.

The next Beautification TAG SALE (All proceeds from all donations go to the Beautification Committee) will be September 12th 2020. All COVID Safety precautions will be in place.

All donations can be dropped off September 10th.2020

SPECIAL PROJECTS:

President, Jay Cassella states that the "Hidden Lake" Entry signs are our current special project. Beautification Committee chair, Sandy Kiehm has researched designs and prices. Sandy has found that "The Little Sign Shop" , a local Higganum shop has the best price and product available. The cost of two signs will be approximately \$600.00. President, Jay Cassella explains that other than the cost of the two signs there will be additional costs for materials such as posts and concrete to install these signs. The cost of the

materials would likely be about \$200 additional. The total cost to purchase and install the (2) proposed "Hidden Lake" signs will be approximately \$800.00. President, Jay Cassella would like to propose that we split that cost with the Beautification committee. If we go 50/50 the Beautification Committee will not exhaust all of their funds.

Treasurer, Bob Kiehm makes a motion to move forward with these signs and to split the cost between the Association and the Beautification Committee and Vice President, Dale Fiore seconds.

DAM REPORT:

No Dam Report

OLD BUSINESS:

* There has been some concern and phone calls regarding Loose dogs. The answer to anyone seeing loose dogs roaming neighborhoods or streets is to call the dog warden.

* Lake Blankets- while the money has already been approved to purchase the lake blankets. This topic will be discussed at a later date as we observe the lake quality & where the need will be.

* Association Member, Celeste Benoit states that there are two areas of great concern that she would like to bring to the boards attention. #1 The Trench area fences need to be installed for safety reasons just like they were done over on 3rd Avenue. And the Feed Brook has become someones dumping ground.

* Association Member, BJ Chotiner would like to see the brush and overgrowth of trees that disable the line of sight on our roads be addressed.

* Vice President, Dale Fiore states that a wash out near to B. Polak's property needs to be looked at as well.

In addition, President, Jay Cassella states that there are areas of concern at the top of Hidden Lake Road with water draining down unsatisfactorily & that Public Works have been notified.

President, Jay Cassella also brought up that the town has been notified about (2) very Dead trees that need to be removed and has been told that they would be taken care of in October.

President, Jay Cassella assures the association that he has been actively addressing all of these issues and several of the above mentioned items will be addressed in "New Business" at tonights meeting.

NEW BUSINESS:

President, Jay Cassella has been working diligently to sort through the many needs in our landscaping and culvert areas that we must now address as urgent in most cases.

Item #1 - **Bravo Landscaping**; Board Member, Heather Edelson and Septic Chairperson, Anthony Grandazzo highly recommend this company.

Much discussion ensued regarding all of the areas of over growth and needed landscaping. It is determined that we now require seasonal mowing and road edges trimmed accordingly as well as beach areas to be addressed. President, Jay Cassella will readdress pricing and areas of our concern with **Bravo Landscaping**. It is agreed that we need to hire someone sooner than later. Vice President, Dale Fiore motions to allow for President, Jay Cassella firm up negotiations with **Bravo Landscaping** or seek another firm and submit an on-line vote to the BOG via email for a one time cutting. Treasurer, Bob Kiehm seconds.

Item #2- **County Hill; Excavation**

President Jay Cassella reports the state of condition of our culverts to be in desperate need of repair. The quote given to President, Jay Cassella from County Hill Excavation is \$35,000

Association Member, BJ Chotiner agrees that the work must be done however would like to see us try to get this company to lower the cost seeing as we are a non for profit. Vice President, Dale Fiore knows of this firm and would like to see what he can do about talking the price down as well.

Much Discussion ensued. This is an urgent project! One that cannot wait. Many areas have become dangerous.

Treasurer, Bob Kiehm read through the budget and it appears that taking monies from Drainage (7000) & monies from Road Maintenance(3,000), we will still be in need of asking the Association Members to allocate the balance of \$25,000 from the reserve to complete all of this work prior to this Winter. There is \$136,000.00 in our Reserve Account. The BOG will need to hold a "Special Meeting" to include the association to vote on this matter to fund this project before the damage is irreversible.

President, Jay Cassella will address the BOG as quotes resolve and with a 2/3 vote of the BOG the Association will be notified of a "Special Meeting" vote via zoom to include the Association. The BOG vote online was unanimous.

President, Jay Cassella will prepare & notify the BOG and the Association of the date for the "Special Meeting" and the Zoom Instructions to attend. This will all be taken care of in an expedient effort.

President, Jay Cassella extends a heartfelt "Thank you" to both Alan Stokke and Carolyn Chalifoux for all of their service to our BOG and to the Association. President, Jay Cassella now "Welcomes" Heather Edelson as our newest Board Member and Bob Kiehm as our new Treasurer.

At 8:11 p.m. a motion was made to adjourn by Vice President, Dale Fiore and seconded by Board Member, Victoria Nicholson. The regular monthly board meeting of the Hidden Lake Association was held on July 27th 2020 was adjourned.

The next regular board meeting will be held via zoom August 31, 2020 at 7 p.m.

Respectfully Submitted,
Lori-Ann Hoberman
Recording Secretary